

LAND-MARK SURVEYING

Mark L. Miritz

WISCONSIN PROFESSIONAL LAND SURVEYOR S-2582

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OWNERS OF BOTH PARCEL NO. H LG2200003
AND LOT 1, C.S.M. NO. 4165:
ERIC J. TAYLOR
MICHELLE T. TAYLOR
W5979 HWY 12
WHITEWATER, WI 53190

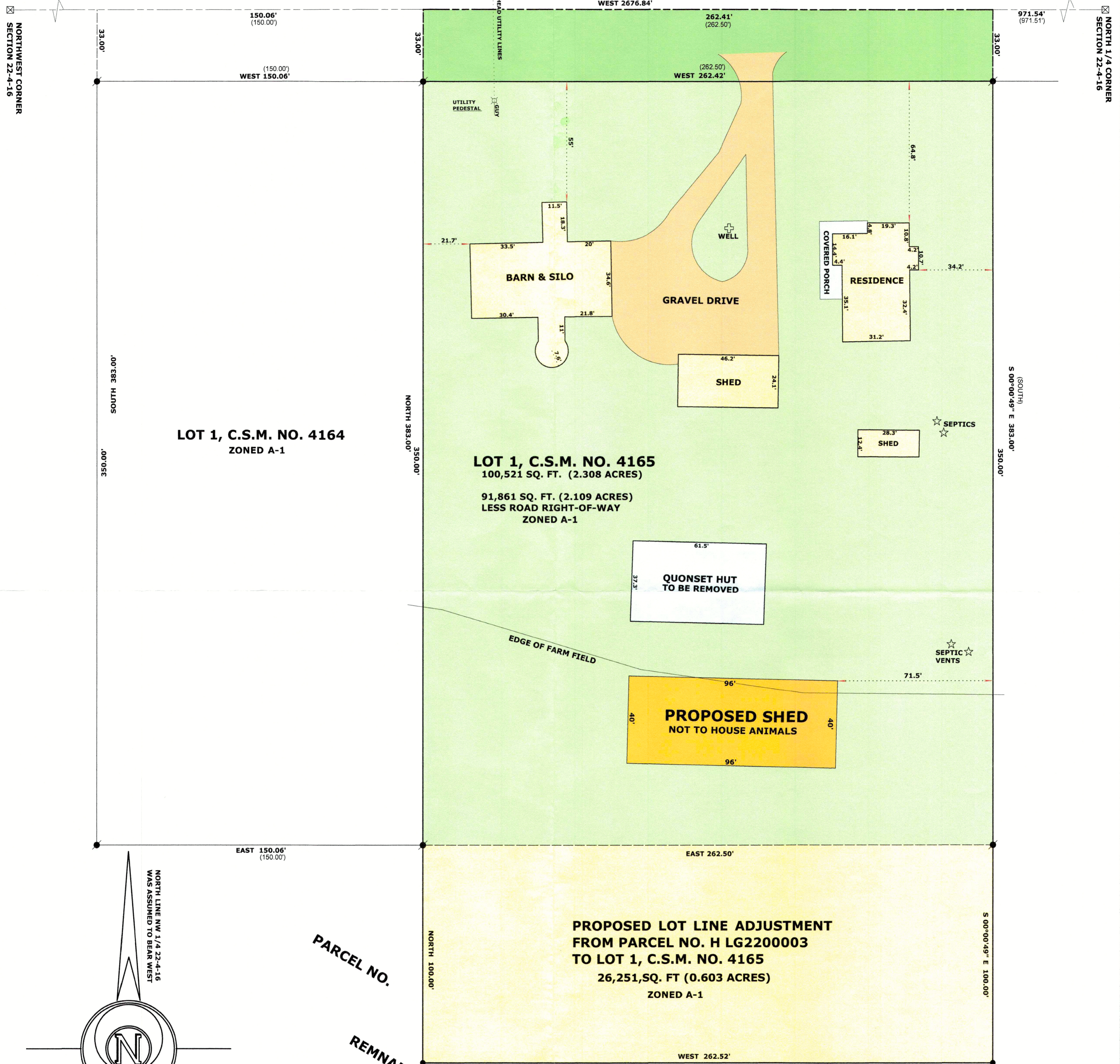
NOTE:

"THIS LOT LINE ADJUSTMENT IS FOR THE PURPOSE OF A SALE OR EXCHANGE OF LAND BETWEEN ADJOINING LAND OWNERS THAT DOES NOT CREATE ADDITIONAL LOTS AND THE ORIGINAL PARCELS ARE NOT REDUCED BELOW THE MINIMUM SIZE REQUIRED BY THE WALWORTH COUNTY CODE OF ORDINANCES (ZONING/SHORELAND ZONING)."

PLAT OF SURVEY

Lot 1 of Certified Survey Map No. 4165 recorded on August 6, 2008 in Volume 26 of Certified Surveys on page 179, as Document No. 743084, and being part of the NE 1/4 of the NW 1/4 of Section 22, T4N, R16E, Town of LaGrange, Walworth County, Wisconsin.

(66' WIDE)
UNITED STATES HIGHWAY "12"



LOT 1, C.S.M. NO. 4164
ZONED A-1

LOT 1, C.S.M. NO. 4165
100,521 SQ. FT. (2.308 ACRES)
91,861 SQ. FT. (2.109 ACRES)
LESS ROAD RIGHT-OF-WAY
ZONED A-1

PROPOSED LOT LINE ADJUSTMENT FROM PARCEL NO. H LG2200003 TO LOT 1, C.S.M. NO. 4165
26,251, SQ. FT (0.603 ACRES)
ZONED A-1

PARCEL NO. H LG2200003
REMNANT 113.7 ACRES
ZONED A-1

LEGEND

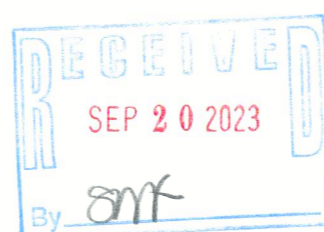
- FOUND IRON ROD
- ⊠ FOUND COUNTY MONUMENT
- SET IRON ROD, 18" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- (x x) RECORDED AS DIMENSION

SCALE: 1 INCH = 30 FEET

"I hereby certify that the above described property has been surveyed by me or under my direction and that the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location of all visible structures and dimensions of all principal buildings thereon, boundary fences, apparent easements, roadways and visible encroachments, if any."
"This survey is made for the use of the present owners of the property, and also those who purchase, mortgage, or guarantee the title thereto within one year from date hereof."

PROPOSED LOT LINE ADJUSTMENT FROM PARCEL NO. H LG2200003 TO LOT 1, C.S.M. NO. 4165

A PARCEL OF LAND LOCATED IN PART OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 22, TOWN 4 NORTH, RANGE 16 EAST, TOWN OF LAGRANGE, WALWORTH COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 22; THENCE WEST 971.54 FEET ALONG THE NORTH LINE OF THE NORTHWEST CORNER OF SAID SECTION 22 TO THE NORTHEAST CORNER OF CERTIFIED SURVEY MAP NO. 4165; THENCE S 00°00'49" E 383.00 FEET TO THE SOUTHEAST CORNER OF CERTIFIED SURVEY MAP 4165 AND THE POINT OF BEGINNING; THENCE S 00°00'49" E 100.00 FEET TO A SET IRON ROD; THENCE WEST 262.52 FEET TO A SET IRON ROD; THENCE NORTH 100.00 FEET TO THE SOUTHWEST CORNER OF CERTIFIED SURVEY MAP NO. 4165; THENCE EAST 262.50 FEET TO THE POINT OF BEGINNING, AND CONTAINING 26,251 SQUARE FEET OR 0.603 ACRE(S) OF LAND, MORE OR LESS..



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DATE: JULY 4, 2023 JOB NO. 23.606